

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: 2020059028

Project Title: South Campus Specific Plan and Village West Drive Extension Project

Lead Agency: March Joint Powers Authority

Contact Name: Lauren Sotelo

Email: sotelo@marchjpa.com

Phone Number: (951) 656-7000

Project Location: City of Riverside

County of Riverside

City

County

Project Description (Proposed actions, location, and/or consequences).

The proposed Project involves amending the March Business Center Specific Plan (SP-1), specifically the South Campus area, in order to shift the mix of land uses, which will result in similar environmental impacts as compared to (1) the South Campus development originally approved in 2003 (2003 South Campus); and (2) the currently approved South Campus development (Current South Campus). However, any environmental issues that were not addressed in the previous environmental documents for the South Campus Specific Plan, such as energy impacts and the Village West Drive extension, will be evaluated anew. The 2003 Focused EIR evaluated impacts of the 2003 South Campus's 514.9 acres of developable land and 111.6 acres of Park/Open Space. The proposed Project would reduce developable acreage by 87.9 acres to 427 acres and increase Park/Open Space by 28.7 acres to 140.3 acres. The proposed Project thus significantly reduces the developable acreage. The proposed Project also involves a request for Plot Plan approvals for the following components of the South Campus buildout: Commercial Parcel (61,336 square feet). Additionally, the SEIR analyzes up to 700,000 square feet of high-cube cold storage warehousing within the South Campus Specific Plan. The proposed Project is requesting text revisions to the definitions of "Wholesale, Storage and Distribution – Medium" and "Wholesale, Storage and Distribution – Heavy" to accommodate the cold storage use. et), Building D (800,000 square feet), Dog Park and Paseo, Caroline Way, and Village West Drive Extension.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

All mitigation measures from the 2003 Focused EIR apply to this project. Additionally, the following impacts are identified in the environmental analysis

Less than Significant Impacts

-Aesthetics	-Recreation
-Energy	-Utilities and Service Systems
-Greenhouse Gas Emissions	-Wildfire

Less than Significant Impacts with Mitigation

- Air Quality (construction)
- Biological Resources
- Geology and Soils
- Hydrology and Water Quality
- Land Use and Planning
- Noise
- Tribal Cultural Resources

Significant and Unavoidable Impacts

- Air Quality (operations)
- Transportation (VMT)

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Transportation and Construction Noise

Provide a list of the responsible or trustee agencies for the project.

None